

070.0

0001

0012.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

736,500 / 736,500

736,500 / 736,500

ASSESSED: 736,500 / 736,500


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
87		STOWECROFT RD, ARLINGTON

**OWNERSHIP**

Unit #: \_\_\_\_\_

Owner 1: ELLIS BRIAN &amp; MALISA

Owner 2: \_\_\_\_\_

Owner 3: \_\_\_\_\_

Street 1: 87 STOWECROFT RD

Street 2: \_\_\_\_\_

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02474		Type:		

**PREVIOUS OWNER**

Owner 1: KEEFE JOHN G &amp; NANCY M -

Owner 2: -

Street 1: 23 MAYFLOWER LN

Twn/City: DENNIS PORT

St/Prov:	MA	Cntry:		
Postal:	02639		Type:	

**NARRATIVE DESCRIPTION**

This parcel contains 7,803 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1958, having primarily Vinyl Exterior and 1512 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7803		Sq. Ft.	Site		0	70.	0.84	12									457,866						457,900	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description										User Acct
										44712
										GIS Ref
										GIS Ref
										Insp Date
										08/15/17

**PREVIOUS ASSESSMENT**

Parcel ID 070.0-0001-0012.0										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	278,600	0	7,803.	457,900	736,500	736,500	Year End Roll	12/18/2019
2019	101	FV	224,000	0	7,803.	425,200	649,200	649,200	Year End Roll	1/3/2019
2018	101	FV	224,000	0	7,803.	425,200	649,200	649,200	Year End Roll	12/20/2017
2017	101	FV	210,500	0	7,803.	372,800	583,300	583,300	Year End Roll	1/3/2017
2016	101	FV	210,500	0	7,803.	340,100	550,600	550,600	Year End	1/4/2016
2015	101	FV	197,900	0	7,803.	300,900	498,800	498,800	Year End Roll	12/11/2014
2014	101	FV	197,900	0	7,803.	284,500	482,400	482,400	Year End Roll	12/16/2013
2013	101	FV	197,900	0	7,803.	270,800	468,700	468,700		12/13/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KEEFE JOHN G &	69752-434		8/10/2017		720,000	No	No		
	16274-585		7/1/1985		170,000	No	No	Y	

**BUILDING PERMITS**

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/6/2017	1138	Redo Bat	2,000	C				
7/22/2015	996	Re-Roof	16,561		7/22/2015			Strip and re-roof.
8/11/1997	476		10,800					REM/KIT NEW PORCH

**ACTIVITY INFORMATION**

Date	Result	By	Name
2/12/2018	SQ Returned	MM	Mary M
8/15/2017	Meas/Inspect	DGM	D Mann
10/29/2015	Permit Insp	PC	PHIL C
3/24/2009	Meas/Inspect	163	PATRIOT
10/8/1999	Meas/Inspect	263	PATRIOT
7/30/1993		AS	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>							
Type: 5 - Cape	Sty Ht: 1T - 1 & 3/4 Sty	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath:	Rating:	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath: 1	Rating: Average	A HBth:	Rating:	OthrFix:	Rating:		
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 4 - Vinyl	Sec Wall:																
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: GREEN	View / Desir:																
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				<b>RESIDENTIAL GRID</b>											
Grade: C - Average	Year Blt: 1958	Eff Yr Blt:	Alt LUC:	Kits: 1	Rating: Good	A Kits:	Rating:	1st Res Grid	Desc: Line 1	# Units: 1	Level	FY LR DR D K FR RR BR FB HB L O	Other	Upper	Lvl 2	Lvl 1	Lower		
Jurisdct: G18	Fact: .	Const Mod:	Lump Sum Adj:	Fpl: 1	Rating: Average	WSFlue:	Rating:	Totals	RMS: 7	BRs: 3	Baths: 1	HB: 1							
<b>INTERIOR INFORMATION</b>				<b>CONDOS INFORMATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>							
Avg Ht/FL: STD	Prim Int Wall: 1 - Drywall	Sec Int Wall:	Partition: T - Typical	Phys Cond: GD - Good	18. %	Functional:	%	Additions:	No Unit	RMS	BRS	FL	Exterior:	Interior:	Kitchen:	Baths:			
Prim Floors: 3 - Hardwood	Sec Floors: 4 - Carpet	Total: 25 %	Override:	Economic:	%	Special:	%	Plumbing:	1	7	3								
Bsmnt Flr: 12 - Concrete	Subfloor:	Bsmnt Gar:	Electric: 3 - Typical	Basic \$ / SQ: 105.00	Size Adj.: 1.34444439	Const Adj.: 0.99742496	Adj \$ / SQ: 140.803	Other Features: 78500	Grade Factor: 1.00	NBHD Inf: 1.00000000	NBHD Mod:	LUC Factor: 1.00	WtAv\$/SQ:	AvRate:	Ind.Val	Totals			
Insulation: 2 - Typical	Int vs Ext: S	Heat Fuel: 2 - Gas	Heat Type: 3 - Forced H/W									Juris. Factor: 1.00	Before Depr: 140.80	Special Features: 0	Val/Su Net: 98.38				
# Heat Sys: 1	% Heated: 100	% AC:	Solar HW: NO	Adj Total: 342263	Depreciation: 63661	Depreciated Total: 278602	Final Total: 278600												
<b>MOBILE HOME</b>				Make:	Model:	Serial #:	Year:	Color:	<b>PARCEL ID</b> 070.0-0001-0012.0				<b>IMAGE</b>						
<b>SPEC FEATURES/YARD ITEMS</b>																<b>AssessPro Patriot Properties, Inc</b>			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
More: N	Total Yard Items:					Total Special Features:								Total:					